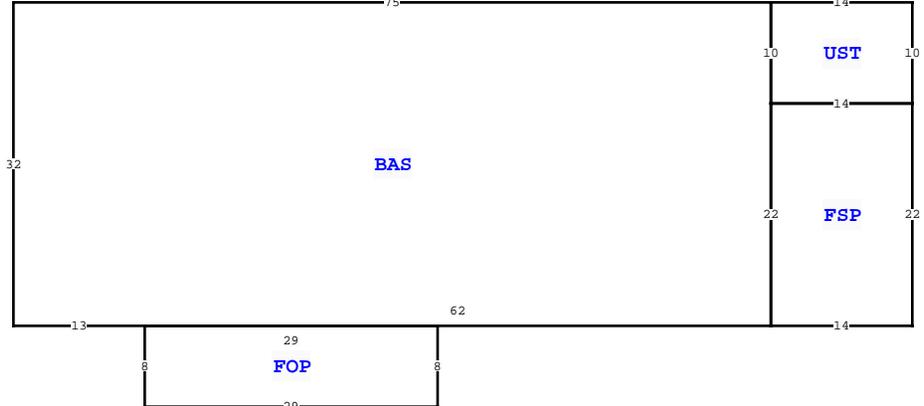




BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	15 CONC BLOCK 90				
Exterior Wall	31 VINYL SID 10				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	06 VINYL ASB 50				
Interior Floor	14 CARPET 50				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2.5 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual	05 CONV 100				
Units	0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	05 05				
DOR CODE	5000 IMPROVED AG				
MAP NUM					
NEIGHBORHOOD/LOC	9316.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,400	100		2,400	188,136
FOP	232	30		70	5,487
FSP	308	40		123	9,642
UST	140	45		63	4,939
TOTALS	3,080			2,656	208,204

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	100%	- 0									
Heated Area: 2400 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 3	3
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE			208,204
TOTAL MARKET OB/XF VALUE			57,106
TOTAL LAND VALUE - MARKET			82,080
TOTAL MARKET VALUE			285,304
SOH/AGL Deduction			128,073
ASSESSED VALUE			157,231
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			105,820
TOTAL JUST VALUE			347,390
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			345,667

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048028	Electrical Servic	0	09/05/2023
000045991	Roof Replacement	18,000	11/28/2022
11248	POOL	105	06/07/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1508/2478	2/16/2024	QC	U	I	11	100
GRANTOR: A & B WELL DRILLING I						
GRANTEE: PARK BRUCE N						
1504/1342	12/11/2023	TD	U	I	18	10,000
GRANTOR: CLERK OF COURT						
GRANTEE: PARK BRUCE						

EXTRA FEATURES																	
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200		
2	0057	CAN-GAS IS	0	0	25	25	625.00	UT	15.00	15.00	25	1954	1954	3	25	2,344	
3	0030	BARN, MT	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	7,500	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
5	0260	PAVEMENT-A	0	0	0	0	9,622.00	UT	0.90	0.90	25	1996	1996	3	25	2,165	
6	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	
7	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1996	1996	3	100	2,000	
8	0166	CONC, PAVMT	0	0	14	30	420.00	UT	1.50	1.50	100	1993	1993	3	100	630	
9	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
10	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1996	1996	3	40	14,336	

TOTAL OB/XF												
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/04/2026	MLU					
						10/16/2023	SPF					
5673 NW LAKE JEFFERY RD, LAKE CITY												

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W75 S32 E13 FOP= S8 E29N8 W29\$ E62 FSP= E14 N22 W14S22\$ N22 UST= E14 N10 W14 S10\$ N10\$.	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	9901	C	AC/XFOB	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	7.12	AC		1.00	1.00	1.00	280.00	280.00	1,994							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	7.12	AC		1.00	1.00	1.00	9,000.00	9,000.00	64,080							

ALL OF E1/2 OF NE1/4 OF SE1/4 AS
 SR-250, EX THE N 8.02 AC DESC OR
 1 AC DESC ORB 480-517 & & BEG SE

PARK BRUCE N/PARK NATALIE KIRBY
 5673 NW LAKE JEFFERY RD
 LAKE CITY, FL 32055

2026

09-3S-16-02043-001



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																									
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																							
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																				PERMIT NUM DESCRIPTION AMT ISSUED 																									
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21	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100																														
22	0070	CARPORT UF	0 100	18	20	360.00	UT	2.50	2.50	100	2008	2008	3	100	900																														
										TOTAL OB/XF 1,000																																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																					
REVIEW DATE 09/19/2023 BY TW Total Acres: 9.12 Total Land Value: 19,994 Market: 64,080 Agricultural: 1,994 Common: 18,000 PRINTED 05/08/2026 BY SYS																																													